THE CITY OF SAN DIEGO

**Date of Notice:  November 18, 2004**

# NOTICE OF FUTURE DECISION

### DEVELOPMENT SERVICES DEPARTMENT
Job Order Number 42-3527

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| **PROJECT TYPE/NUMBER:** | **NEIGHBORHOOD DEVELOPMENT PERMIT/52964** |
| **PROJECT NAME:** | **PANIGHETTI RESIDENCE** |
| **APPLICANT:** | **MARK PANIGHETTI** |
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| **COMMUNITY PLAN AREA:** | **GREATER NORTH PARK        COUNCIL DISTRICT: 3** |
| **CITY PROJECT MANAGER:** | **John Cruz, Development Project Manager** |
| **MAILING ADDRESS:** | **1222 First Ave., MS 302, San Diego, CA 92101-4155** |
| **PHONE NUMBER:** | **(619) 446-5439** |

As a property owner, tenant, or person who has requested notice, you should know that the Development Services Department Staff will make a decision to either approve, conditionally approve, modify or deny an application for a Neighborhood Development Permit for a 357 square-foot addition to an existing previously conforming residential unit on a 7,500 square-foot site with another single family residence. The property is located at 3028 Vancouver Avenue in the RS-1-7 Zone within the Greater North Park Community Plan Area and Council District 3.

The decision by City staff will be made **without** a public hearing no less than *eleven (11)* business days from the Date of Notice.  If you want to receive a "Notice of Decision", you must submit a written request to the City Project Manager listed above no later than *ten (10)* business days from the Date of Notice.

The decision of the Development Services Department Staff can be appealed to the **Planning Commission.**  An appeal must be made within *twelve (12)* business days after the decision date.  Appeal applications are available at the Planning Department, 202 "C" Street, Fifth Floor, San Diego, CA 92101.

This project is undergoing environmental review.

You may contact **Michael Powers, Chair** of the **Greater North Park Planning Committee,** at **(619) 280-5184** to inquire about the community planning group meeting dates, times, and location for community review of this project.

If you have any questions about the project after reviewing this information, you can call the City Project Manager listed above.  This information will be made available in alternative formats upon request.